

# Holland+Knight

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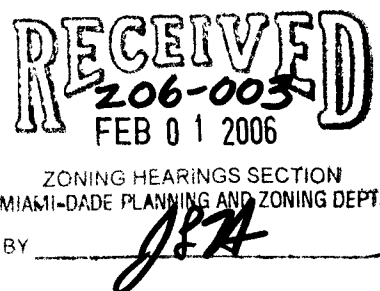
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Felix M. Lasarte, Esq.  
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January 31, 2006

VIA HAND DELIVERY

Ms. Diane O'Quinn Williams  
Department of Planning and Zoning  
111 N.W. 1st Street  
Suite 1110  
Miami, Florida 33128-1974



**Re: Eureka Cove, LLC / Change of Ownership /  
Application No. 06-03**

Dear Ms. O'Quinn Williams:

The above referenced Application was filed by Richard Y. and Diane B. Squires as the owners. Since the time of filing, the property was sold to Eureka Cove, LLC.

Attached please find a new Ownership Affidavit along with the appropriate Disclosure of Interest. We are also submitting a check in the amount of \$974.70 for additional fees.

If you need anything further, please do not hesitate to call.

Sincerely,

HOLLAND & KNIGHT LLP

A handwritten signature in black ink, appearing to be "Felix M. Lasarte".

Felix M. Lasarte

FML:sf

Encs.

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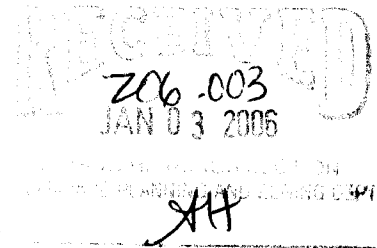
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January 3, 2006

Diane O'Quinn Williams  
Director  
Miami-Dade County Department of Planning & Zoning  
111 NW 1st Street, 11th Floor  
Miami, Florida 33128



**RE: Richard Y. Squires and Diane B. Squires  
± 2 Acres located at the SE Corner of SW 176<sup>th</sup> Street and S.R. 821  
Letter of Intent for Application for District Boundary Change**

Dear Ms. O'Quinn Williams:

Please accept this letter of intent on behalf of Richard Y. Squires and Diane B. Squires (the "Applicants") for a zoning public hearing concerning that certain property located at the Southeast corner of SW 176<sup>th</sup> Street and the Homestead Extension of Florida's Turnpike State Road 821, in unincorporated Miami-Dade County, Florida (the "Property"). The Applicants are seeking a district boundary change to RU-TH on a parcel comprising approximately 2 acres. The present zoning classification of the Property is AU. This request is for the approval of an RU-TH (Townhouse Residential District) zoning classification on the entire 2 acre property, in order to develop the Property in accordance with its Comprehensive Development Master Plan (CDMP) designation of Low Density Residential, which allows up to 6 dwelling units per acre.

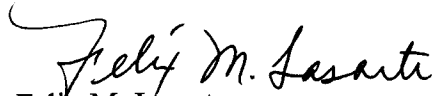
According to the Code, district boundary changes may be approved taking into consideration that it must be consistent with the CDMP, with applicable area or neighborhood studies or plans, and would serve a public benefit. Further consideration should be given to whether the proposed development would have a favorable or unfavorable impact on environmental and natural resources, and the economy of the County, and if it would unduly burden services such as water, sewer, solid waste, recreation, education, transportation, or other public facilities. We submit that this application comports with each of these criteria, being consistent with the goals, objectives, and policies of the CDMP and would have a favorable effect on the economy of Miami-Dade County providing much needed housing compatible with the area and its trend of development.

Dianne O'Quinn Williams  
January 3, 2006  
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Based on the foregoing, we respectfully requests your favorable consideration of the application. As always, should you have additional questions or concerns, please do not hesitate to contact me. Thank you for your considerate attention to this matter.

Very truly yours,

HOLLAND & KNIGHT LLP

  
Felix M. Lasarte

FML:sf

Encs.

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